



B-D Industries, Inc.

1715 Fieldhouse Ave
Elkhart, Indiana 46517

Phone (574) 295-1420
Fax (574) 295-1727

US EPA RECORDS CENTER REGION 5



486337

April 1, 2008

CERTIFIED MAIL

Grace Co.
U.S. Environmental Protection Agency
Region 5 (SR-6J)
77 West Jackson Blvd
Chicago, IL 60604-3590

Subject: Submittal of requested information pursuant to Section 104(e) of CERCLA for
Lusher Street Groundwater Contamination Site, Elkhart, IN.

Gentleman:

Enclosed therewith are our replies to the questions in Enclosure 4. All supporting documentation is identified by reference numbers.

B-D Industries, Inc. is classified as conditionally exempt small quantity generator #IND985049808 we process aluminum parts for anodizing, an electrical chemical process which converts the aluminum structure to aluminum oxide. We also apply various dry film lubricants and paints to aircraft parts, made by others and shipped to us for application of the surface finish.

Liquids and solvents used in cleaning and processing include: Sulfuric Acid, Nitric Acid, Methyl Ethyl Ketone (MEK), Sodium Hydroxide, Trichloroethylene (TCE). The last twelve years we averaged purchasing 165 gallons of TCE each year. We never have more than 55 gallons on hand at one time.

Trichloroethylene is used as a cleaning agent in our Tally Model TA-100A Vapor Degreaser. This equipment has a solvent capacity of 25 gallons. The solvent is heated to 195° F / 205° F and thus continuously generates vapor. These vapors clean the parts contaminated by oil, grease, metal chips or buffing compounds. The machine is equipped with a continuous water-cooled stainless steel condensing coil around the entire inside of the machine and a stainless steel water jacket encircling the outside tanks at the vapor level. This cooling changes the vapor back to the liquid state and the dirty solvent goes thru a recovery still and the cleaned solvent is returned to the solvent sump.

Applicators of: Solid Dryfilm Lubricants, Teflon Coating, Alum Anodizing, Hardcoat,
Chemical Conversion Coatings, and Passivation



Chemical Processing
Certificate # 107442-C

Periodically the solvent in the boiling sump is completely processed thru the recovery still and the cleaned, recovered solvent is stored. The dirty solvent and collected sludge are removed from the machine, put in a 55 gallon drum of waste product and transferred by Safety-Kleen to a disposal site.

We are in receipt of the following three references. Which you should have copies of. Four documents provided by USEPA Region 5 dated December 19, 1990. 1 document (52 pages) provided by EPA ID NO. IND98203785, and letter dated 5/29/2007 from Indiana Department of Environmental Management.

I Certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based upon my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Sincerely,



Robert K. Denton
President
B-D Industries, Inc.

Encl.

Applicators of: Solid Dryfilm Lubricants, Teflon Coating, Alum Anodizing, Hardcoat,
Chemical Conversion Coatings, and Passivation



Chemical Processing
Certificate # 107442-C

ENCLOSURE 4 REPLIES

INFORMATION REQUEST

1. State the dates during which you or your company have owned, operated, or leased a facility or any part thereof located within the boundaries of the site and provide copies of all documents evidencing or relating to such ownership, operation, or lease arrangement (e.g. including but not limited to purchase and sales agreements, deeds, leases, etc.).

Question #1

B-D Industries, Inc. leased lots 210, 211, 212, 213 and 214 of Markle's First Addition to the City of Elkhart, IN. (Also known as 1715 Fieldhouse Avenue) from I.W. Fieldhouse, Inc. from July 13, 1987 thru June 27, 1991. (Ref #1-1 Lease proposal dated June 30, 1987) and (Ref #1-2 Commercial lease date July 13, 1987).

The building was an abandoned warehouse and required 3 months of extensive renovations. (Ref #1-3 State building permit 7/31/1987; #1-4 City building permit 8/3/1987; #1-5 City final inspection acceptance 9/17/1987). B-D Industries moved in equipment, hired new employees and started production on October 1, 1987.

I.W. Fieldhouse, Inc. is a company formed by Iemma, Iemma, Iemma, and Whittaker, a partnership in the state of Indiana (Ref #1-2 Commercial Lease). Principals are Anthony J. Iemma, Michael E. Iemma, Samuel J. Iemma, and Mary Whittaker each owning an undivided one-quarter interest per Warranty Deeds dated 31st day December 1979, 17th day April 1980. (Ref #1-7 & #1-8) Prior to this date the property was owned by Dominic Iemma and wife Lillian M. Iemma since May 23, 1963. (Ref #1-9 Lot 210 & 211, #1-10 Lots 212 & 213, #1-11 Lots 214 & 215).

During the 1960's and 1970's the site was a facility used to manufacture truck body Chassis by I M C, Inc (Iemma, Miller, Cook).

On June 27, 1991 D-D Industries, Inc. an affiliate of B-D Industries, Inc. purchased lots 210, 211, 212, 213, 214 (1715 Fieldhouse Ave) and lots 234, 235, 236, 237, and 238 (1710 Markle Avenue) from I.W. Fieldhouse, Inc. (Ref #1-6 Warranty Deed), (Ref 1-12 Closing Statement 6/27/1991), (Ref #1-13 Map), (Ref #1-14 Mortgage) (Ref #1-15 Lease).

B-D Industries has continued to lease and occupy both adjacent properties from D-D Industries.

2. **Did you or any other person or entity ever use, purchase, store, treat, dispose, transport or otherwise handle any material containing chlorinated solvents, including but not limited to, Trichloroethylene (TCE), Trichloroethane (1,1,1 TCA); Dichloroethene (trans 1,2-DCE ; cis-1,2-DCE; or 1,1-DCE) or Tetrachlorethylene (PCE) at the facility? If the answer to this question is anything but an unqualified "no" identify:**

As previously explained in the introduction we use chlorinated solvents in our cleaning of parts. Trichloroethane (1,1,1) was used from 1987 to 1992 and Trichloroethylene has been used since 1993. (Ref #2a-1 MSDS)

- a) **the chemical composition, characteristics, physical state (e.g., solid, liquid) of each material;**

Trichloroethylene (99% by wt)

OSHA PEL: 100 ppm 8 hr TWA
Ceiling 200 ppm max
Peak 300 ppm 5 min
In any 2 hrs

TLV: 50 ppm

CAS Number: 79-01-6

Physical Appearance: Clear, Colorless, Liquid, Ether-like odor

- b) **who supplied the material;**

We have purchased from four different sources. (ref #2b-1)

- c) **how, when, and where the material was used, purchased, generated, stored, treated, transported, disposed of or otherwise handled;**

One 55 gallon drum is purchased at a time approximately every 3 to 4 months. It is used to fill and maintain our Vapor Degreaser machine's reservoir to the working level. The Vapor Degreaser, the 55 gallon drum of trichloroethylene, and the 55 gallon drum for waste trichloroethylene all are stored on Poly spill containment pallets. Dirty solvents and sludge are periodically cleaned from the machine and stored in a 55 gallon drum of waste trichloroethylene. Safety-Kleen Systems, Inc. picks up our waste, transports it and disposes of it at either the Illinois, Ohio or Kentucky facility. (Ref #2c-1). We generate two different streams of waste. One is our waste trichloroethylene UN2831 PG III(F001). The other waste product is classified as paint waste UN1263 PG II(F005,

D001, D035) This consist of spent paints, dry film lubricants and associated solvents including but not limited to MEK, Toluene, Butyl Alcohol, Mineral Spirits, MIK. Both are removed and transported periodically by Safety-Kleen Systems, Inc.

- d) **the quantity of such materials used, purchased, generated, stored, treated, transported, disposed of or otherwise handled;**

The quantities of material purchases and waste disposed of are reflected on sheets (Ref #2b-1 and #2c-1).

- e) **all supervisory personnel for areas where chlorinated solvents were identified above. For each person identified, indicate the years during which they were a supervisor and, to the best of your knowledge and belief, their duties and responsibilities.**

We are a small company with eight production workers. Robert Denton was the immediate supervisor from 1987-1993. Michael Dills has been plant superintendant and supervisor since 1993. Each of these individuals were responsible to train and supervise the employees in the proper use and safety of the equipment and chemicals involved.

Employees Name
Business Address

Robert K. Denton - Supervisor
1715 Fieldhouse Ave
Elkhart, IN 46517
574-295-1420

Home Address

Employees Name
Business Address

Michael E. Dills - Supervisor
1715 Fieldhouse Ave
Elkhart, IN 46517
574-295-1420

Home Address

3. **Identify all past and present solid waste management units (e.g., waste piles, landfills, surface impoundments, waste lagoons, waste ponds or pits, tanks, container storage areas, etc.) at the facility. For each such solid waste management unit, provide the following information:**

- a) **a map shows the unit's boundaries and location of all known solid waste management units, whether currently in operation or not. This map should be drawn to scale, if possible, and clearly indicate the location and size of all past and present units;**
- b) **the type of unit (e.g. storage area, landfill, waste pile, etc.) and the dimensions of the unit;**
- c) **the dated that the unit was in use;**
- d) **the purpose and past usage of the unit (e.g., storage, spill containment, etc.);**
- e) **the quantity and types of materials (hazardous substances and any other chemicals) located in each unit;**
- f) **the construction (materials, composition), volume, size, dates of cleaning, and condition of each unit; and**
- g) **if the unit is no longer in use, how was such unit closed and what actions were taken to prevent or address potential or actual released of waste constituents from the unit.**

The only solid waste management unit we have is two 55 gallon drums to store either paint waste or spent trichloroethylene. These are positioned on a poly spill containment pallet in the building at 1710 Markle Ave, Elkhart IN. When the waste barrels are full enough Safety-Kleen is called and the waste is removed

4. **Identify all leaks, spills, or releases into the environment of any chlorinated solvents that have occurred at or from the facility. In addition, identify:**

- a) **when, where, and how such released occurred;**
- b) **the amount of each hazardous substance, or contaminant release;**
- c) **activities undertaken in response to each such release or threatened release, including the notification of any agencies or governmental units about the release;**
- d) **investigations of the circumstances, nature, extent or location of each release or threatened release including, the results of any soil, water (ground and surface), or air testing undertaken; and**
- e) **all persons with information relating to these releases.**

No leaks, spills, or accidental releases of any hazardous materials have ever occurred during the period we have occupied this location.

5. **Provide copies of all local, state, and federal environmental permits ever granted for the facility or any part thereof (e.g., RCRA permits, NPDES permits, etc.)**

USEPS Hazardous waste generator # IND985049808
B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN 46517

City of Elkhart
1201 S. Nappanee Street
Elkhart, IN 46516
Industrial wastewater discharge permit,
Permit No 88-03

(Ref #5-1)

IDEM/OLQ
Attn: Tier II
100 North Senate Avenue Rm 1101
Indianapolis, IN 46204

(Ref #5-2)

"Contingency Plan"
B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN 46517

(Ref #5-3)

6. **Identify any persons or entities, other than those responding to this information request that may have information about the history, use, purchase, storage, treatment, disposal, transportation or handling of any material containing chlorinated solvents at any facilities in the area identified as the Lusher Street Ground Water Site.**

We have no knowledge concerning other tenants that have occupied this site, except that there were at least a fiber-glass manufacture and a big complex manufacturing truck chasses in the 1960's & 1970's. Prior owner was I.W. Fieldhouse, Inc. (Ref #1-2).



Providing Aerospace
Quality since 1979

B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, Indiana 46517

Phone (574) 295-1420
Fax (574) 295-1727

References:

Reference No.	Question No.	Description of References
#1-1	1	Lease proposal 6/30/1987
#1-2	1	Commercial Lease dated 7/13/1987
#1-3	1	Indiana State Building Permit dated 7/31/1987
#1-4	1	Elkhart City Building Permit dated 8/3/1987
#1-5	1	Elkhart City Final Inspection dated 9/17/1987
#1-6	1	Warranty Deed dated 6/27/1991
#1-7	1	Warranty Deed dated 12/31/1979
#1-8a	1	Warranty Deed dated 4/17/1980
#1-8b	1	Warranty Deed dated 4/17/1980
#1-9	1	Warranty Deed dated 5/23/1963
#1-10	1	Warranty Deed dated 10/19/1971
#1-11	1	Warranty Deed dated 10/31/1971
#1-12	1	Closing Statement 6/27/1991
#1-13	1	Maps
#1-14	1	Mortgage Dated 6/27/1991
#1-15	1	Lease D-D to B-D
#2a-1	2a	MSDS for Trichloroethylene
#2b-1	2b	Listing of Purchases and Suppliers of Trichloroethylene
#2c-1	2c	Listing of Disposals and Safety-Kleen facilities
#5-1	5	Elkhart City Waste Water Permit
#5-2	5	Sara Tier II Reporting forms
#5-3	5	B-D Industries, Inc Contingency Plan

Applicators of: Solid Dryfilm Lubricants, Teflon Coating, Alum Anodizing, Hardcoat,
Chemical Conversion Coatings, and Passivation



Chemical Processing
Certificate # 107442-C

B-D Industries Inc.

Elkhart, Indiana 46517

June 30, 1987

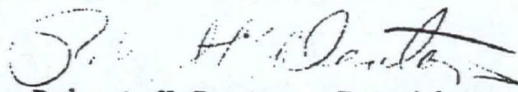
SUBJECT: Lease on building at 1715 Fieldhouse Avenue**Dear Sir:**

We would be interested in leasing the above location on a three year lease agreement subject to the following:

1. 440 3 phase electric can be brought into the building (at our expense)
2. The roofs of all buildings are repaired and the sprinkling system is repaired and workable (at your expense)
3. \$2,000.00 allowance is given beginning with the seventh month for us to clean, repair, and bring the office areas up to a useable condition
4. Rent would be \$.10 sq foot for six months, then \$.15 per sq foot. annual rent adjustment would be based on the Consumer price index increase
5. We would have the right to sub lease unused space to bonified tenants
6. Leasing date would start as soon as item 2 above repairs are done
7. We could start immediately doing repairs and cleanup to the building
8. You would remove all items from the two manufacturing areas as soon as possible
9. We will carry \$250,000 insurance on building and pay taxes (\$1500.00 per year)
10. We can make minor changes to accomodate equipment, machinery, and processing requirements which do not decrease the value of the premises

Sincerely yours,

B D Industries, Inc


Robert K Denton, President

COMMERCIAL LEASE

This indenture witnesseth, that Iemma, Iemma, Iemma and Whittaker, a partnership

leases to: B-D Industries, Inc.

hereafter referred to as "Lessor",

hereafter referred to as "Lessee",

for and in consideration of the covenants and agreements hereinafter mentioned, the premises in ~~XXXX~~ County, State of Indiana, known and described as follows: Elkhart

1715 Fieldhouse Avenue, Elkhart, Indiana, according to the attached drawing and situate on part of Lots 210, 211, 212, 213 and 214 of Markel's First Addition to the City of Elkhart, IN.

To have and to hold the same unto the lessee from July 13 1987, to and including July 12, 1991, and the lessee, in consideration of said demise, does covenant and agree with the lessor as follows:

1. The Lessee hereby represents that he will use said premises for the following described purposes and for no other purposes whatsoever: Applications of solid dry film lubricants and Teflon coatings and other permitted uses. (\$19,500.00)

2. To pay as rent for said leased premises the sum of Nineteen Thousand Five Hundred/ dollars ~~xxxxxxx~~ for the first year payable at the rate of One Thousand Three Hundred (\$1,300.00) Dollars per month for the first six months and One Thousand Nine Hundred fifty (\$1,950.00) Dollars per month for the second six months of the first year of the lease and hereafter as provided for in paragraph 21. FIRST AND LAST TWO MONTHS RENT, IN ADVANCE. without notice or demand, each installment to be paid in advance upon the first day of each installment period to the Lessor or at such other place as the Lessor may from time to time designate in writing.

3. That the Lessee has examined and knows the condition of said premises and has received the same in good order and repair, except as herein otherwise specified, and that no representations as to the condition of repair thereof have been made by the Lessor or his representative, prior to or at the execution of this lease that are not herein expressed or endorsed hereon; and that Lessee will keep the interior and exterior of said premises in good repair, including the roof and walls, replacing all broken glass with glass of the same size and quality as that broken, and will keep said premises and appurtenances, as well as all eaves, downspouting, catch basins, drains, stools, inventories, sidewalks, adjoining alleys and all other facilities and equipment in connection with said premises, in a clean and healthy condition, according to the city ordinances, and the direction of the proper public officers, during the term of this lease, at his own expense; and upon the termination of this lease in any way, will yield up said premises to Lessor in good condition and repair (loss by fire and ordinary wear excepted) and will deliver the keys to Lessor.

4. That Lessor shall not be liable for damage caused by hidden defects or failure to keep said premises in repair, and shall not be liable for any damage done or occasioned by or from plumbing, gas, water, steam, or other pipes, or sewerage, or the bursting or leaking of plumbing or of any plumbing or heating fixtures or waste or soil pipe existing in connection with said building or premises, nor for damage occasioned by water, snow or ice being upon sidewalks or coming through the roof, sky-light, trap door or otherwise.

RELEASED FOR CONSTRUCTION
Subject to compliance with all applicable
Rules and Regulations of the
FIRE PREVENTION AND
BUILDING SAFETY COMMISSION
and LOCAL AUTHORITIES

Gerald E. Dumas
STATE BUILDING COMMISSIONER

Jack Wagner
Wagner

JUL 31 1987

118 371
RECEIVED
JUL 30 1987
FIRE PREVENTION &
BUILDING SAFETY

AUG 3, 1987, 3:39 PM


CONSTRUCTION DOCUMENT RELEASE
 State Form 41191R3

Indiana Department of Fire Prevention and Building Safety
 PLAN REVIEW DIVISION
 Office of the State Building Commissioner
 1099 North Meridian St., Suite 900
 Indianapolis, Indiana 46204

Project No. 118371	Construction Type III-One Hour
Release Date 8-3-87	Occupancy Classification B-2
Scope of Release. Electrical	
Type of Release Standard	

To: Owner/Architect/Engineer

Architects Incorporated

Project Name

B & D Industries

Street Address

1715 Fieldhouse Ave.

City

County

Elkhart

Elkhart

The plans, specifications, and application submitted for the above referenced project have been reviewed for compliance with the applicable rules of the Fire Prevention and Building Safety Commission. The project is released for construction subject to, but not necessarily limited to, the conditions listed below. THIS IS NOT A BUILDING PERMIT. All required local permits and licenses must be obtained prior to beginning construction work.

All construction work must be in full compliance with all applicable state rules. Any changes in the released plans and/or specifications must be filed with and released by this office before any work is altered. This release may be suspended or revoked if it is determined to be issued in error, in violation of any rules of the state or if it is based on incorrect or insufficient information. This release shall expire by limitation, and become null and void, if the work authorized is not commenced within one (1) year from the above date.

Upon completion of this project, contact this department so arrangements can be made for final inspections. This contact may be either by telephone to 317-232-2222, or by letter/ statement of substantial completion.

CONDITIONS:

1. No conditions.

bje

The local building official may require that a set of documents released by this office be maintained on the construction site until work is completed (675 IAC 12-1-20c).

Attachments 37318 & 13025	Project Plan Reviewer Wagner
-----------------------------------------	----------------------------------------

Address: Name, Title of Local Official, Street, City, State and ZIP Code

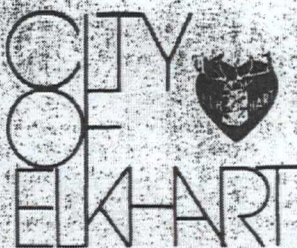
LeRoy Robinson
 Building Commissioner
 Municipal Bldg., 229 S. Second
 Elkhart IN 46516

State Building Commissioner

State Fire Marshal

Administrator

#1-4



ELECTRICAL DEPARTMENT INSPECTION REPORT

ELKHART, INDIANA 46516 • MUNICIPAL BUILDING, 229 SO. SECOND STREET • (219) 294-5471

Permit 3256 Date 9/17/67
 Code 1 D - S Violation _____ Abt. _____ O.K. 8
 Notify Utility Co. _____ Disconnect _____ Connect _____ City Hold _____
 Contractor Bango Phone _____
 Owner B & D Ind. Phone _____
 Location 1715 Fieldhouse
 Inspected By Alan H. Nader
 Accompanied By Dan
 Code Reference/Comments _____

Panel directory when
finished

REQUIRED

SMOKE DETECTOR _____ LICENSED ELECTRICIAN _____ PERMIT _____ ADDITIONAL INSPECTION _____

Temporary Service _____

No Defects Noted X

Service Only _____

Final Inspection X

Rough-in Only _____

Make Corrections _____

VIOLATION RED TAG _____

CONTACT THE ELECTRICAL INSPECTOR (294-5471)

Jul 2 11 10 AM '91

91 011619 ✓

REF: #1-6

ELKHART COUNTY RECORDER
FILED FOR RECORD

WARRANTY DEED

This indenture witnesseth that I.W. Fieldhouse, Inc., an Indiana corporation,

of Elkhart County in the State of Indiana

Conveys and warrants to D-D Industries, Inc., an Indiana corporation,
1715 Fieldhouse Ave., Elkhart, IN 46517,

of Elkhart County in the State of Indiana
for and in consideration of Ten Dollars and other good and valuable consideration,
the receipt whereof is hereby acknowledged, the following Real Estate in Elkhart County
in the State of Indiana, to wit:

Lots Numbered Two hundred ten (210), Two hundred eleven (211), Two hundred twelve (212), Two hundred thirteen (213), Two hundred fourteen (214), Two hundred thirty-four (234), Two hundred thirty-five (235), Two hundred thirty-six (236), Two hundred thirty-seven (237) and Two hundred thirty-eight (238) as the said Lots are known and designated on the recorded Plat of MARKEL'S FIRST ADDITION to the City of Elkhart; said Plat being recorded in Deed Record 116, page 21 in the Office of the Recorder of Elkhart County, Indiana.

SUBJECT to taxes.

SUBJECT to public highways.

SUBJECT to all easements and restrictions of record.

Grantor hereby certifies that no Indiana Gross Income tax is due or payable.

This deed is executed pursuant to an exercise of an option to purchase in favor of the Grantee herein.

Grantee acknowledges that it has inspected the premises and made its own inquiry as to its use and accepts the premises "as is".

DULY ENTERED FOR TAXATION
SUBJECT TO FINAL ACCEPTANCE FOR TRANSFER

July 2 1991
C. R. Miller AUDITOR

TRANSFER FEE 1.00

State of Indiana, Elkhart County, ss:

Before me, the undersigned, a Notary Public in and for said County and State, this 27 day of June 1991 personally appeared:

I.W. Fieldhouse, Inc., an Indiana corporation by its Vice President and Secretary Richard D. Knipple and Lois Thompson,

Dated this 27 Day of June 19 91

I.W. Fieldhouse, Inc., an Indiana corp.

By: Richard D. Knipple Seal
RICHARD D. KNIPPLE Vice President

By: Lois Thompson Seal
LOIS THOMPSON Secretary

Seal

123 385

WARRANTY DEED

This instrument witnesses that Dominic Ienna, an undivided one-half interest and Lillian Ienna, an undivided one-half interest, as tenants in common and not as joint tenants or tenants by the entireties,

Elkhart

County in the State of Indiana.

Certains and warrants to Anthony J. Ienna, Mary Whitaker, Michael E. Ienna and Sarah J. Ienna as tenants in common, each an undivided one-quarter interest,

Elkhart

County in the State of Indiana

for and in consideration of

the receipt whereof is hereby acknowledged, the following Real Estate in Elkhart County, Indiana, to wit: the following described lots in Michael's 1st addition to the City of Elkhart, Indiana as the same is recorded on October 21, 1907, in the Office of the recorder of Elkhart County, Record 116, Page 21,

Market's 1st Lot 77,
Lot 62 and the northerly 8' of the vacated alley on the south side of Lot 62 and the westerly 5' of the vacated alley on the east of Lot 62,
Lot 63 and the northerly 8' of the vacated alley on the south of Lot 63,
Lot 64 and the northerly 8' of the vacated alley on the south side of Lot 64,
Lot 65 and the northerly 8' of the vacated alley on the south side of Lot 65,
Lot 84 and the southerly 8' of the vacated alley on the north side of Lot 84,
Lot 85 and the southerly 8' of the vacated alley on the north side of Lot 85,
Lot 86 and the southerly 8' of the vacated alley on the north side of Lot 86,
Lot 87 and the southerly 8' of the vacated alley on the north side of Lot 87, and the westerly half of the vacated alley on the east side of Lot 87,
Lot 88 and the south half of the vacated alley on the north side of Lot 88 and the east half of the vacated alley on the west side of Lot 88,
Lot 89 and the east half of the vacated alley on the west side of Lot 89,
Lot 90 and the east half of the vacated alley on the west side of Lot 90,
Lots 210, 211, 212, 213, 214, 234, 235, 236, 237 and 238.

SUBJECT to all easements and restrictions of record.

SUBJECT to all public highways.

SUBJECT to All taxes.

State of Indiana, Elkhart County, ss:

Before me, the undersigned, a Notary Public in and for said County and State, this 3 day of 19 personally appeared

Dominic Ienna and Lillian Ienna

Dated this Day of 19

Dominic Ienna

Lillian Ienna

679286

RECORDED

Dec 31 11 40 AM 1970

Margaret L. Millhouse

ELKHART COUNTY RECORDER

And acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal at Elkhart, Indiana, this 3 day of 1961.

Notary Public

Anthony J. Ienna, Esq.
Member of Elkhart County Indiana Bar Association

211 South Second Street, Elkhart, Indiana 46514

WARRANTY DEED

Know all men by these presents that Dominic Ienna, an undivided one-half interest and Mary Whittaker, an undivided one-half interest, as tenants in common, and not as joint tenants, have by the entirety,

Elkhart County in the State of Indiana,

Conveyed with warranty to Anthony J. Ienna, Mary Whittaker, Michael E. Ienna and Robert J. Ienna, as tenants in common, each an undivided one-quarter interest,

Elkhart County in the State of Indiana

for and in consideration of One (\$1.00) Dollar and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Elkhart County, Indiana:

to-wit: the following described lots in Markai's 1st addition to the City of Elkhart, Indiana as the same is recorded on October 21, 1907, in the Office of the Recorder of Elkhart County, Record 116, Page 21, Markai's 1st lot 77, and 1/2 of the vacated alley on the north side, lot 62 and the northerly 8' of the vacated alley on the south side of lot 62, and the westerly 5' of the vacated alley on the east of lot 62, lot 63 and the northerly 8' of the vacated alley on the south side of lot 63, lot 64 and the northerly 8' of the vacated alley on the south side of lot 64, lot 65 and the northerly 8' of the vacated alley on the south side of lot 65, lot 84 and the southerly 8' of the vacated alley on the north side of lot 84, lot 85 and the southerly 8' of the vacated alley on the north side of lot 85, lot 86 and the southerly 8' of the vacated alley on the north side of lot 86, lot 87 and the southerly 8' of the vacated alley on the north side of lot 87, and the westerly half of the vacated alley on the east side of lot 87, lot 88 and the south half of the vacated alley on the north side of lot 88, and the east half of the vacated alley on the west side of lot 88, lot 89 and the east half of the vacated alley on the west side of lot 89, lot 90 and the east half of the vacated alley on the west side of lot 90, lots 210, 211, 212, 213, 214, 234, 235, 236, 237 and 238.

SUBJECT to all easements and restrictions of record.
SUBJECT to all public highways.
SUBJECT to all taxes.

State of Indiana, Elkhart County, ss:
Before me, the undersigned, a Notary Public in and for said County and State this 17 day of August, 1930 personally appeared:

Dominic Ienna and Lillian Ienna

Dated this 17 day of August, 1930

Dominic Ienna
Dominic Ienna
Lillian Ienna
Lillian Ienna

64183

FILED IN RECORD

NOTARY PUBLIC



RECORDED JUN 19 1963 H. P. C. C. Chamberlain
423083 Warranty Deed ELKHART COUNTY RECORDS



THIS INDENTURE WITNESSETH, That --

N, husband and wife, of Broward County, in the State of Florida, and GEORGE A. CHAMBERLAIN and ETHEL A. CHAMBERLAIN, his wife,

City/Town of

County of Elkhart, in the State of Indiana

Convey and Warranty to

City/Town of

County of Elkhart, in the State of Indiana, for and in consideration of one (\$1.00) and other valuable consideration ~~ENHANCED~~ the receipt whereof is hereby acknowledged, the following described Real Estate in Elkhart County in the State of Indiana, to-wit:

Lots Numbered Two hundred ten (210) and Two hundred eleven (211) as the said lots are known and designated on the recorded plat of MARKLE'S FIRST ADDITION to the City of Elkhart, Indiana; said Plat being recorded in Deed Record 116, page 21 of the records in the office of the recorder of Elkhart County, State of Indiana.

to be taxed for the year 1963 payable in 1964

TRANSFER NO. 113
KEY NO. 16472 & 16463
TOWNSHIP ECC
DATE 6-10-63
24 204

H. Ray Nelson
Geo A. Chamberlain
6-19-63
7⁵⁰ & 7⁵⁵

In Witness Whereof, The said Grantors

have hereunto set, their hands and seals, this 23rd day of May 1963.
H. Ray Nelson (Seal) George A. Chamberlain (Seal)
Ethel A. Chamberlain (Seal)

STATE OF INDIANA, Elkhart COUNTY, ss:

Before me, the undersigned, a Notary Public, in and for said County and State, this 23rd day of May, A.D. 1963, personally appeared the within named George A. Chamberlain and Ethel A. Chamberlain, his wife,

WARRANTY DEED

This indenture witnesseth that EVELYN C. REESE, a woman of adult age,

of Elkhart County in the State of Indiana

Conveys and warrants to

of Elkhart County in the State of Indiana
for and in consideration of One Dollar (\$1.00) and other valuable consideration
the receipt whereof is hereby acknowledged, the following Real Estate in Elkhart County
in the State of Indiana, to wit:

Lots Numbered Two Hundred Twelve (212) and Two Hundred Thirteen (213) as
the said lots are known and designated on the recorded Plat of MARKEL'S
FIRST ADDITION to the City of Elkhart, Indiana; said Plat being recorded in
Deed Record 116, page 21 of the records in the office of the Recorder of Elkhart
County, State of Indiana.

10168
14454
14455
E.C. Reese
10-19-71

545952
FILED FOR RECORD
OCT 19 10:16 AM '71
George A. Butler
ELKHART COUNTY RECORDER

State of Indiana, Elkhart County, ss:
Before me, the undersigned, a Notary Public in and for said County
and State, this day of 1971 personally appeared
a woman of adult age,

Dated this Day of October 1971
Evelyn C. Reese

And acknowledged the execution of the foregoing deed in witness
whereof, I have hereunto subscribed my name and affixed my official
seal. My commission expires 2-10-1973

Dorothy L. Linn
Notary Public

Prepared by BROOKS & BERRY, F. LeRoy Wiltrout, Elkhart, Indiana.
Member of Elkhart County Indiana Bar Association

VOL 317 PAGE 284

WARRANTY DEED

This indenture witnesseth that LEONARD BOTTS and MARGARET BOTTS,
husband and wife,

of Elkhart County in the State of Indiana,

Conveys and warrants to

of Elkhart County in the State of Indiana,
for and in consideration of One (\$1.00) Dollar and other good and valuable consideration,
the receipt whereof is hereby acknowledged, the following Real Estate in Elkhart County
in the State of Indiana, to wit:

Lots Numbered Two Hundred Fourteen (214) and Two Hundred
Fifteen (215) as the said Lots are known and designated
on the recorded Plat of MARKEL'S FIRST ADDITION to the
City of Elkhart, Indiana; said Plat being recorded in Deed
Record 116, page 21, of the records in the Office of the
Recorder of Elkhart County, State of Indiana.

SUBJECT to existing public highways.

SUBJECT to all easements and restrictions of record.

SUBJECT to all taxes.

FILED FOR RECORD

NOV 4 11 23 AM '71

George W. Bault
ELKHART COUNTY RECORDER
545692

11476-11477
E. C. Loe
11-4-71

State of Indiana, Elkhart County, ss:

Before me, the undersigned, a Notary Public in and for said County
and State, this 31st day of October 1971 personally appeared

Dated this 31st Day of October, 1971

Seal

Seal

Seal

Seal

Seal

Seal

I do acknowledge the execution of the foregoing deed. In witness
whereof, I have hereunto subscribed my name and affixed my official
seal. My commission expires July 22, 1975.

Suzanne E. Bupchold
Suzanne E. Bupchold

Notary Public

#1-11

COMBINED CLOSING STATEMENT
June 27, 1991

TO: I.W. Fieldhouse, Inc., an Indiana corporation

RE: Lease to B-D Industries, Inc., an Indiana corporation
Lots 210, 211, 212, 213, 214, Markel's First Addition,
Elkhart, Indiana, and,

Sale to D-D Industries, Inc., an Indiana corporation
Lots 210, 211, 212, 213, 214, 234, 235, 236, 237 and 238
Markel's First Addition, Elkhart, Indiana

CREDITS

1990 Rent paid	\$ 21,314.00
1990 Rent prepaid	3,900.00
1991 Rent paid	6,394.20
	\$ 31,608.20
1991 Taxes paid	\$ 972.12

DEBITS

1990 Rent due	\$25,576.80
1991 Rent due	11,722.70
	\$37,299.50
1991 Taxes due	\$ 1,881.23

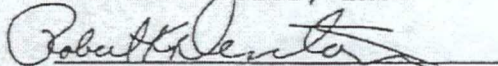
1991 Taxes pay 1992	
\$15.66/day x 178 days	\$ 2,787.48

1990 taxes due November, 1991 to be paid by Seller

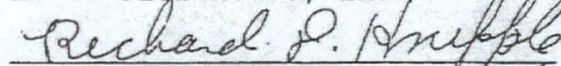
Due Seller at Closing:

Cash due prorations and past rent	\$ 3,812.93
Note due	\$195,000.00

D-D Industries, Inc.


Lessee/Purchaser

I. W. Fieldhouse, Inc.


Lessor/Seller

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SEVENTEENTH

ST. 60

60' **LUSHER AVE**

REAL ESTATE MORTGAGE

This indenture witnesseth that D-D Industries, Inc., an Indiana corporation,

of Elkhart, Indiana, as MORTGAGOR,

Mortgages and warrants to I.W. Fieldhouse, Inc., an Indiana corporation,

of Elkhart, Indiana, as MORTGAGEE,

the following real estate in Elkhart County
State of Indiana, to wit:

Lots Numbered Two hundred ten (210), Two hundred eleven (211), Two hundred twelve (212), Two hundred thirteen (213), Two hundred fourteen (214), Two hundred thirty-four (234), Two hundred thirty-five (235), Two hundred thirty-six (236), Two hundred thirty-seven (237) and Two hundred thirty-eight (238) as the said Lots are known and designated on the recorded Plat of MARKEL'S FIRST ADDITION to the City of Elkhart; said Plat being recorded in Deed Record 116, page 21 in the Office of the Recorder of Elkhart County, Indiana.

as well as the rents, profits and any other income which may be derived therefrom, to secure the performance of all conditions and stipulations of this agreement and:

A To secure the payment, when the same shall become due, of the following indebtedness of even date herewith:

Promissory Note of even date herewith,

Material Safety Data Sheet

**HAVILAND**

TRICHLOROETHYLENE

SECTION I - IDENTIFICATION

MANUFACTURER'S NAME Haviland Products Company
 MANUFACTURER'S ADDRESS 421 Ann St., N.W., Grand Rapids, MI 49504
 PHONE NUMBER (616) 361-6691
 EMERGENCY PHONE NUMBER CHEMTREC (800) 424-9300
 EFFECTIVE DATE 7/9/04
 TRADE NAME **TRICHLOROETHYLENE**
 CHEMICAL FAMILY Miscellaneous Blend

SECTION II - HAZARDOUS INGREDIENTS

HAZARDOUS INGREDIENTS	OSHA PEL	TLV (Units)	CAS NUMBER
**Trichloroethylene (99% by wt)	100ppm 8hr TWA Ceiling 200ppm max peak 300ppm 5 min in any 2hrs.	50ppm	79-01-6
SEE NOTE UNDER "REFERENCES" AT END OF MSDS	OSHA PEL	TLV	PCASNUM

SECTION III - PHYSICAL DATA

BOILING POINT 189°F (87°C)
 FREEZING POINT -123.5°F (-86.4°C)
 VAPOUR PRESSURE 60 @ 20°C
 VAPOUR DENSITY (air=1) 4.5
 SOLUBILITY IN H₂O 0.1% by wt @ 25°C
 ODOUR AND APPEARANCE Clear, Colorless Liquid; Ether-like Odor
 SPECIFIC GRAVITY 1.46
 pH Not Established

SECTION IV - FIRE AND EXPLOSION HAZARD DATA

FLASHPOINT AND METHOD OF DETERMINATION Will Not Burn
 LOWER EXPLOSIVE LIMIT (% by Volume) 8.0
 UPPER EXPLOSIVE LIMIT (% by Volume) 52%* *Forms flammable vapor-air mixtures at temperatures above Ambient. This can occur at concentrations of 8.0% and above.
 MEANS OF EXTINCTION As for surrounding fires.
 SPECIAL FIRE FIGHTING PROCEDURES Wear positive pressure, self-contained breathing apparatus and full personal protective equipment when this material is involved in fire.
 UNUSUAL FIRE HAZARD Forms flammable vapor-air mixtures at temperatures above Ambient. This can occur at concentrations of 8.0% and above.

Material Safety Data Sheet

SECTION V - HEALTH HAZARD DATA

CARCINOGENICITY, REPRODUCTIVE EFFECTS None
NTP? No
IARC MONOGRAPHS? No
OVER EXPOSURE EFFECTS Narcosis, irritation, pain, dermatitis, headache, nausea, dizziness, dullness, carboxyhemoglobinemia.
PRIMARY ROUTE(S) OF ENTRY Inhalation, Eye and Skin Contact
SPECIFIC FIRST AID PROCEDURES If inhaled: Remove to fresh air. If not breathing, give artificial respiration, preferably mouth-to-mouth. If breathing is difficult, give oxygen. Get medical attention. In case of contact: Immediately flush eyes or skin with plenty of water for at least 15 minutes while removing contaminated clothing and shoes. Get medical attention. Wash clothing before reuse. Ingestion: Do not induce vomiting. Call a Physician Immediately.
EXPOSURE AGGRAVATED MEDICAL CONDITIONS Cardiovascular Disease

SECTION VI - REACTIVITY DATA

CHEMICAL STABILITY Stable
CONDITIONS TO AVOID Not Applicable
INCOMPATIBLE MATERIALS Caustic soda, caustic potash, oxidizing materials, metallic aluminum and zinc powders.
HAZARDOUS DECOMPOSITION PRODUCTS Hydrogen chloride, possible traces of phosgene.
HAZARDOUS POLYMERIZATION Will Not Occur
POLYMERIZATION AVOID Not Applicable

SECTION VII - SPILL OR LEAK PROCEDURE

LEAK AND SPILL PROCEDURES Contain spill. Recover spilled material on absorbent, such as sawdust or vermiculite and sweep into clean, dry, labeled container for disposal. After all visible traces have been removed, thoroughly wet vacuum the area. DO NOT FLUSH TO SEWER.
WASTE DISPOSAL Dispose of spilled or waste product, contaminated soil and other contaminated materials in licensed landfill or treatment facility in accordance with all federal, state and local regulations.

SECTION VIII - SPECIAL PROTECTION

RESPIRATORY PROTECTION Supplied air or self-contained breathing apparatus with full face piece.
VENTILATION To maintain vapors below limits.
PROTECTIVE GLOVES Rubber or other impervious materials.
EYE PROTECTION Chemical splash proof goggles.
OTHER PROTECTIVE EQUIPMENT A safety shower and eye bath should be available. For operations where spills or splashing may occur, use an impervious body covering and boots.
HANDLING PROCEDURES AND EQUIPMENT Keep container closed when not in use. Store in cool, dry, well-ventilated area. Emptied containers retain product residues.

SECTION IX - SPECIAL PRECAUTIONS

HAZARD CLASS POISON, 6.1, PG III
DOT SHIPPING NAME TRICHLOROETHYLENE
UN NUMBER UN1710
REPORTABLE QUANTITY (RQ) 100 LBS.

Material Safety Data Sheet

REFERENCES

HMIS: H-2,F-1,R-0 TRICHLOR **NOTE**
Hazardous Component(s) subject to reporting
under 40 CFR 372 (SARA Title III, Sec. 313).

REF: #2B-1

Chlorinated Solvent Purchases
B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN

Date	Supplier	Product #	Product	Amount #	Inv#	PO#
1/9/2008	Haviland	3807	Trichloroethylene	647	50128784	10554
9/4/2007	Brenntag	84299	Trichloroethylene	660	BGL923405	10534
5/29/2007	Brenntag	84299	Trichloroethylene	660	BGL904824	Verbal
12/14/2006	Brenntag	84299	Trichloroethylene	660	BGL877897	10487
10/5/2006	Brenntag	84299	Trichloroethylene	660	BGL866209	10475
3/28/2006	Brenntag	84299	Trichloroethylene	660	BGL834027	10441
1/10/2006	Brenntag	84299	Trichloroethylene	660	BGL821553	10420
8/25/2005	Brenntag	84299	Trichloroethylene	660	BGL800623	10396
6/15/2005	Brenntag	84299	Trichloroethylene	660	BGL788905	10379
2/24/2005	Brenntag	38385	Trichloroethylene	660	BMS762989	10358
9/30/2004	Brenntag	38385	Trichloroethylene	660	BMS706092	10335
6/8/2004	Brenntag	38385	Trichloroethylene	660	BMS654806	10322
2/26/2004	Brenntag	38385	Trichloroethylene	660	BMS610162	10246
9/23/2003	Brenntag	38385	Trichloroethylene	660	220275820001	10277
7/15/2003	Brenntag	38385	Trichloroethylene	660	220266420001	10261
12/31/2002	Brenntag	38385	Trichloroethylene	660	220242400001	10224
11/5/2002	Brenntag	38385	Trichloroethylene	660	220236300001	10211
7/30/2002	Brenntag	38385	Trichloroethylene	660	220223770000	10188
4/25/2002	Brenntag	38385	Trichloroethylene	660	220213020001	10167
11/6/2001	Brenntag	38385	Trichloroethylene	660	220195030001	10133
12/28/2000	Ashland		Trichloroethylene	660	050 349794	Verbal
8/31/2000	Ashland		Trichloroethylene	660	050 325691	Verbal
5/16/2000	Ashland	x	Trichloroethylene	660	050 289378	Verbal
1/18/2000	Ashland	x	Trichloroethylene	660	050 373514	Verbal
8/3/1999	Ashland	x	Trichloroethylene	660	050 309363	Verbal
4/8/1999	Ashland	x	Trichloroethylene	660	050 265684	Verbal
1/7/1999	Ashland	x	Trichloroethylene	660	050 371451	Verbal
8/18/1998	Ashland	x	Trichloroethylene	660	050 321876	Verbal
4/28/1998	Ashland	x	Trichloroethylene	660	050 281858	Verbal
3/20/1998	Warsaw Chem		Trichloroethane, 111	600	81086	Verbal
12/2/1997	Ashland	x	Trichloroethylene	660	050 369309	Verbal
8/19/1997	Ashland	x	Trichloroethylene	660	050 334216	Verbal
6/3/1997	Ashland	x	Trichloroethylene	660	050 303356	Verbal

Revision: 3/31/2008

Tri purchases

2b-1

Chlorinated Solvent Purchases
B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN

Date	Supplier	Product #	Product	Amount #	Inv#	PO#
3/18/1997	Ashland	x	Trichloroethylene	660	050 415530	Verbal
10/24/1996	Ashland	x	Trichloroethylene	660	050 367442	Verbal
4/9/1996	Ashland	x	Trichloroethylene	660	050 299308	Verbal
8/1/1995	Ashland	x	Trichloroethylene	660	050 603644	Verbal
3/9/1995	Ashland	x	Trichloroethylene	660	050 249684	Verbal
8/2/1994	Ashland	x	Trichloroethylene	660	050 689029	Verbal
9/14/1993	Ashland	x	Trichloroethylene	660	050 868529	Verbal
10/15/1992	Ashland		Trichloroethane, 111	600	050 048901	Verbal
7/14/1992	Ashland		Trichloroethane, 111	600	050 800179	Verbal
3/10/1992	Ashland		Trichloroethane, 111	600	050 470210	Verbal
10/1/1991	Ashland		Trichloroethane, 111	600	050 130543	Verbal
8/8/1991	Ashland		Trichloroethane, 111	600	050 014935	Verbal
6/5/1990	Ashland		Trichloroethane, 111	600	050 134808	Verbal
10/12/1988	Warsaw Chem		Trichloroethane, 111	600	70395	Verbal
6/28/1988	Ashland		Trichloroethane, 111	600	050 591582	Verbal
3/9/1988	Warsaw Chem		Trichloroethane, 111	575	53227	Verbal
10/21/1987	Warsaw Chem		Trichloroethane, 111	575	44129	Verbal

Haviland Products company, Inc.
421 Ann St. N.W.
Grand Rapids ,MI 49504
616-361-6691

Brenntag Chemical
1615 E. Estella Ave
Fort Wayne, IN 46803
260-749-9950

Warsaw Chemical Company, Inc.
PO Box 858
Warsaw, IN 46580
574-267-3251

Ashland Chemical Co.
PO Box 93263
Chicago, IL 60673
219-233-0033

Revision: 3/31/2008

Tri purchases

B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN 46517

Date	Transporter	Product EPA Code UN 2831 PGIII F001	Manifest #	Amount (55 Gal Drum)	
2/1/2006	Safety Kleen	Trichloroethylene Waste	38064	3/4	
12/8/2004	Safety Kleen	Trichloroethylene Waste	94693	3/4	
2/28/2003	Safety Kleen	Trichloroethylene Waste	32827	3/4	
9/21/2001	Safety Kleen	Trichloroethylene Waste	47290	1/4	
4/11/2001	Safety Kleen	Trichloroethylene Waste	60732	1/2	
10/12/1999	Safety Kleen	Trichloroethylene Waste	40150	1/2	
9/25/1998	Safety Kleen	Trichloroethylene Waste	57412	1/2	
9/26/1997	Safety Kleen	Trichloroethylene Waste	46374	1/2	
9/11/1996	Safety Kleen	Trichloroethylene Waste	31723	1/4	
8/7/1995	Safety Kleen	Trichloroethylene Waste	71281	1/4	
3/30/1994	Safety Kleen	Trichloroethylene Waste	91927	1/4	
2/26/1993	Safety Kleen	Trichloroethylene Waste	38517	1/2	
1/19/1992	Safety Kleen	Trichloroethylene Waste	41776	1/4	
8/6/1991	Safety Kleen	Trichloroethylene Waste	77281	3/4	

EPA Generator B-D Industries, IND985049808

Safety-Kleen Systems, Inc.
2217 Western Ave
South Bend, IN 46619
574-289-4510

Safety-Kleen Systems, Inc.
2700 Lagrange road
Smithfield, KY 40068
502-845-2453

US EPA ID No KYD053348108

Safety-Kleen Systems, Inc.
581 Milliken Dr. SE
Hebron, OH 43025
740-929-3532

US EPA ID No OHD980587364

Safety-Kleen Systems, Inc.
633 E. 138th Street
Dolton, IL 60419
708-225-8100

US EPA ID No ILD980613913

B-D Industries, Inc.
1715 Fieldhouse Ave
Elkhart, IN 46517

Date	Transporter	Product EPA Code UN 2831 PGIII F001	Manifest #	Amount (55 Gal Drum)	
2/1/2006	Safety Kleen	Trichloroethylene Waste	38064	3/4	
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9/21/2001	Safety Kleen	Trichloroethylene Waste	47290	1/4	
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10/12/1999	Safety Kleen	Trichloroethylene Waste	40150	1/2	
9/25/1998	Safety Kleen	Trichloroethylene Waste	57412	1/2	
9/26/1997	Safety Kleen	Trichloroethylene Waste	46374	1/2	
9/11/1996	Safety Kleen	Trichloroethylene Waste	31723	1/4	
8/7/1995	Safety Kleen	Trichloroethylene Waste	71281	1/4	
3/30/1994	Safety Kleen	Trichloroethylene Waste	91927	1/4	
2/26/1993	Safety Kleen	Trichloroethylene Waste	38517	1/2	
1/19/1992	Safety Kleen	Trichloroethylene Waste	41776	1/4	
8/6/1991	Safety Kleen	Trichloroethylene Waste	77281	3/4	

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US EPA ID No ILD980613913

**CITY OF ELKHART
PUBLIC WORKS & UTILITIES ADMINISTRATION
1201 S. Nappanee Street
Elkhart, IN 46516**

**INDUSTRIAL WASTEWATER DISCHARGE PERMIT
Permit No. 88-03**

In compliance with the provisions of the City of Elkhart Sewer Use and Rate Ordinance No. 4187, as amended,

**B - D INDUSTRIES
1715 Fieldhouse Avenue
Elkhart, Indiana 46517
(574) 295-1420**

is hereby authorized to discharge industrial wastewater from the above identified facility and through the outfalls identified herein into the City of Elkhart sewer system in accordance with the conditions set forth in this permit. Compliance with this permit does not relieve the permittee of its obligation to comply with any or all applicable pretreatment regulations, standards or requirements under local, State, and Federal laws, including any such regulations, standards, requirements, or laws that may become effective during the term of this permit. Nothing in this permit shall be construed to relieve the permittee from liabilities and administrative, civil or criminal penalties resulting from noncompliance with this permit or the City of Elkhart Sewer Use and Rate Ordinance No. 4187, as amended and Ordinance 4653.

Noncompliance with any term or condition of this permit shall constitute a violation of the City of Elkhart Sewer Use and Rate Ordinance No. 4187.

This permit incorporates the City of Elkhart Sewer Use and Rate Ordinance No. 4187 and the City of Elkhart Enforcement Response Plan. Anything not covered specifically by this permit shall be referred to the City of Elkhart Sewer Use and Rate Ordinance No. 4187 and the City of Elkhart Enforcement Response Plan. No exceptions will be implied and must be expressly stated.

EFFECTIVE DATE: July 6, 2004

EXPIRATION DATE: July 6, 2009

If permittee wishes to continue to discharge after the expiration date of this permit, an application must be filed for a renewal permit in accordance with the requirements of the City of Elkhart Sewer Use and Rate Ordinance Article III.3.2.2 and 3.2.6., a **minimum of 180 days prior to the expiration date.**

I certify that I have read and am familiar with the conditions and terms contained in this Industrial Wastewater Discharge Permit.

Robert K Denton
Name of Corporate Officer

President
Title

ROBERT K DENTON
Signature of Corporate Officer

7/27/04
Date

MICHAEL E. DILLS
Name of Authorized Representative

Vice PRESIDENT
Title

Michael E Dills
Signature of Authorized Representative

7/27/04
Date

Lynn Newvine
Name of Utility Representative

Director, Laboratory and Pretreatment
Title

Lynn Newvine
Signature of Utility Representative

July 8, 2004
Date

This permit is approved by the City of Elkhart Board of Public Works.

James Beattie
James Beattie

7/6/04
Date

Michael Machlan
Michael Machlan

7/6/04
Date

Alfred L. Bias
Alfred L. Bias

7/6/04
Date

Michael Terlep, Sr.
Michael Terlep, Sr.

7/6/04
Date

James Byron
James Byron

7/6/04
Date

TIER 2

SUBMIT



U.S. Environmental Protection Agency
Chemical Emergency and Preparedness Office
Washington, DC



National Oceanic and Atmospheric Administration
Office of Response and Restoration/
Hazardous Materials Response Division
Seattle, WA



B-D Industries, Inc.

1715 Fieldhouse Ave
Elkhart, Indiana 46517

Phone (574) 295-1420
Fax (574) 295-1727

February 27, 2008

IDEM/OLQ
Attn: Tier II
100 North Senate Avenue Room 1101
Indianapolis, IN 46204-2241

Subject: Submission of 312 Reporting Forms.

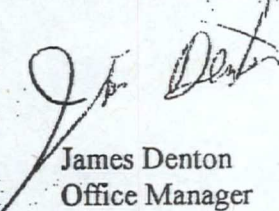
Gentlemen:

Enclosed you will find our completed Annual 312 Reporting Forms. We have determined the only regulated chemical we have is Sulfuric Acid.

Please advise if any further information is desired. Copies of the enclosed forms have been forwarded to the Elkhart County LEPC and Elkhart City Fire Department.

Sincerely yours,

B-D INDUSTRIES, INC.



James Denton
Office Manager

Enclosures:

302 Reporting Forms

cc: Elkhart Co. LEPC
Elkhart City Fire Dept.

Applicators of: Solid Dryfilm Lubricants, Teflon Coating, Alum Anodizing, Hardcoat,
Chemical Conversion Coatings and Passivation.



Tier Two
Emergency and Hazardous Chemical Inventory
Specific Information by Chemical

Reporting Period: January 1 to December 31, 2007

Page 1

Printed: February 27, 2008

Facility Name: B-D Industries, Inc.

FACILITY IDENTIFICATION:

B-D Industries, Inc.
Dept
1715 Fieldhouse Ave
Elkhart, IN 46517 USA
County: Elkhart
Number of employees: 13
Latitude: 41.39
Longitude: 85.59
Method: I3 - Interpolation (Satellite)
Description: PG - Plant Entrance (General)

IDENTIFICATION NUMBERS:

Dun & Bradstreet: 098648751
SIC: 3471 (PLATING AND POLISHING)

CONTACT INFORMATION:

Denton, Robert
Title: President Contact Type 1: Owner / Operator
Address: 29657 Dawn-Jo-Lene Ave, Elkhart, IN, 46517 USA
Phones: Work: 574-295-1420 Home: 574-293-5984
Email: bdenton2@verizon.net

Denton, James
Title: Office Manager Contact Type 1: Emergency Contact Contact Type 2: Submitter
Address: 2602 Pleasant Plain Ave, Elkhart, IN, 46517 USA
Phones: 24-hour: 574-849-7649 Emergency: 574-849-7649 Home: 574-294-6253 Work: 574-295-1420
Email: jimtown@verizon.net

CHEMICAL DESCRIPTIONS:

☒ All chemicals in inventory are identical to last year's submission

CHEM NAME: Sulfuric Acid

CAS: 7664-93-9

☒ Identical to previous year

☐ TRADE SECRET

☐ Pure ☒ Mix ☐ Solid ☒ Liquid ☐ Gas ☒ EHS

CHEMICAL COMPONENTS:

☒ EHS, CAS: 7664-93-9, Component: Sulfuric Acid, 12% Vol

PHYSICAL & HEALTH HAZARDS:

☐ Fire ☐ Sudden Release of Pressure ☐ Reactivity ☒ Immediate (acute) ☐ Delayed (chronic)

INVENTORY:

Max Amt: 3400 pounds Max Daily Amt code: 03 (1,000 - 9,999 pounds)

Avg Amt: 2200 pounds Avg Daily Amt code: 03 (1,000 - 9,999 pounds)

Max quantity in largest container: 975 pounds

No. of days on-site: 365

Tier Two

Reporting Period: January 1 to December 31, 2007

Emergency and Hazardous Chemical Inventory

Page 2

Specific Information by Chemical

Printed: February 27, 2008

Facility Name: B-D Industries, Inc.**STORAGE CODES & STORAGE LOCATIONS:**

Container Type: G	Pressure: 1	Temp: 4	Location: (D) Bulk Storage	Amount: 1400 pounds
Container Type: C	Pressure: 1	Temp: 6	Location: (A) Processing Tank	Amount: 700 pounds
Container Type: C	Pressure: 1	Temp: 6	Location: (A) Processing Tank	Amount: 700 pounds

CHEMICALS IN INVENTORY STATE FIELDS:

No additional chemical information is required by Indiana

FACILITY STATE FIELDS:

Indiana requests the following:

Facility Type: Private Industrial

☐ First Time Filer☒ Updated Filing☒ EPCRA 302 Submission☒ Emergency Procedures Reviewed☐ EPCRA 311 Submission☒ Emergency Plans Submitted to LEPC/Fire Dept.

Indicate Number of Chemicals Reported: 1

Indicate Number of EHSs Reported: 1

Indicate Previous Name of Facility (If Known): n/a

Indicate Previous Parent Company/Owner (If Known): n.a

Indicate Number of Facilities in State for this Owner: 1

LEPC: Elkhart Co.

Facility ID Number:

STATE / LOCAL FEES: None.

☒ I have attached a site plan☐ I have attached a list of site coordinate abbreviations☐ I have attached a description of dikes and other safeguard measures**Certification (Read and sign after completing all sections)**

I certify under penalty of law that I have personally examined and am familiar with the information submitted in pages one through 2,

and that based on my inquiry of those individuals responsible for obtaining this information, I believe that the submitted information is true, accurate, and complete.

James DentonName and official title of owner/operator
OR owner/operator's authorized representative

Signature

2/26/2008

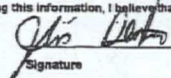
Date signed

Tier Two Emergency and Hazardous Chemical Inventory
Reporting Period From January 1 to December 31, 2007

Page 1 of 1

Facility Identification Name B-D Industries, Inc. Street 1715 Fieldhouse Ave City Elkhart County Elkhart State IN Zip 46517 Latitude 41.39 Longitude 85.59 Country USA		Owner/Operator Name Name Robert Denton Phone Mail Address City State Zip Country USA	
Mailing Address (If different from facility address) Street City State Zip Country SIC Code 3471 Dun & Brad Number 098648751		Emergency Contact Name James Denton Title Office Manager Phone 574-849-7649 24 Hr. Phone 574-849-7649 Name Title Phone 24 Hr. Phone	

Chemical Description	Physical and Health Hazards	Inventory	Container Type	Pressure	Temperature	Storage Codes and Locations (Non-Confidential)
<input checked="" type="checkbox"/> Check if all of the information for this chemical is identical to the information submitted last year. CAS 7664-93-9 Trade Secret <input type="checkbox"/> Chem. Name Sulfuric Acid Check All That Apply: <input type="checkbox"/> Pure <input checked="" type="checkbox"/> Mix <input type="checkbox"/> Solid <input checked="" type="checkbox"/> Liquid <input type="checkbox"/> Gas <input checked="" type="checkbox"/> EHS	<input type="checkbox"/> Fire <input type="checkbox"/> Sudden Release of Pressure <input type="checkbox"/> Reactivity <input checked="" type="checkbox"/> Immediate (acute) <input type="checkbox"/> Delayed (chronic)	03 Max. Daily Amount (code) 03 Avg. Daily Amount (code) 365 No. of Days On-site (days)	G	1	4	(D) Bulk Storage
			C	1	6	(A) Processing Tank
			C	1	6	(A) Processing Tank

Certification (Read and sign after completing all sections) I certify under penalty of law that I have personally examined and am familiar with the information submitted in pages one through 1, and that based on my inquiry of those individuals responsible for obtaining this information, I believe that the submitted information is true, accurate, and complete. James Denton Name and official title of owner/operator OR owner/operator's authorized representative <div style="text-align: center;">  Signature </div> <div style="text-align: right;"> 2/26/2008 Date signed </div>		Optional Attachments <input checked="" type="checkbox"/> I have attached a site plan <input type="checkbox"/> I have attached a list of site coordinate abbreviations <input type="checkbox"/> I have attached a description of dikes and other safeguards measures
------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	--	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

Contingency Plan**B-D Industries, Inc.**

Contingency Plan
"Slug Discharge Prevention/Control Plan"

Approvals

Michael E Dills
 Michael Dills, VP of Operations

1/11/2008
 Date

Robert K. Denton
 Robert K. Denton, President

1/11/2008
 Date

Date	Revision Description
2/1/1992	Originally Written
9/15/1997	Revised Para 2.0 section A Item (8), Para. 6.0, Para 7.0 Item B,E
8/12/2002	Totally rewritten in new computer format.
1/10/2008	Reviewed and updated with current information

1.0 PURPOSE

1.1 This Hazardous Waste Spill Contingency and Emergency Procedures plan is prepared in accordance with 40CFR 265.50 thru 265.56 and Indiana 320 IAC 4-6-1. This plan covers the Slug Discharge Prevention/Control Plan as required by Section III, paragraph G of our Industrial Wastewater Discharge Permit #88-03 issued by the city of Elkhart, IN. The purpose of this plan is to provide response procedures for a spill or release of hazardous material within the boundaries of B-D Industries, Inc., Elkhart, IN. We have no floor sewers in the building and all storage areas are diked, or in Self contained spill containers.

1.1.1 This plan describes the actions the facility personnel must take in response to fires, explosion, or unplanned sudden or non-sudden release of hazardous waste or hazardous waste constituents to air, soil or surface water at the facility.

1.1.2 All personnel should be familiar with the procedures and equipment described in the contingency plan. In the event of a fire, explosion, or unplanned sudden or non-sudden release of hazardous waste or hazardous waste constituents to air, soil or surface water at the facility, facility personnel should immediately notify the following emergency coordinators.

1.1.2.1 INDIVIDUALS QUALIFIED AS EMERGENCY COORDINATORS

Name & Address	Responsibility	Telephone Number
Robert K. Denton	Primary Emergency Coordinator	Work 574-295-1420
James Denton	Alternate	Work 574-295-1420 Cell ---

2.0 Sources of Hazardous Materials:

2.1 Following is a listing of the locations on the premises where hazardous materials are present, the hazardous materials and discussions.

2.1.1 Plant and Barrel storage area: There are several different types of chemicals used and stored in this area, which is located in North East corner of 1715 Fieldhouse,

#1 **Sulfuric Acid:** This material is used and consumed in our processing line and is stored in labeled 15 gallon plastic carboys.

#2 **Muriatic Acid:** This material is used in charging our DI water regeneration. It is stored in labeled 55 gallon plastic drums.

- #3 **Nitric Acid:** This material is used and consumed in our processing. It is stored in 55 gallon labeled stainless steel carboys.
- #4 **Acetic Acid:** This material is used in adjusting our seal bath. It is stored in plastic 1 gallon labeled glass bottle.
- #5 **Parco Lubrite #2:** This material is used and consumed in our dryfilm pretreatment bath for steel. It is stored in a plastic 12 gallon labeled carboys.
- #6 **Alutone:** This material is used and consumed on our pre-cleaning bath on the anodize line. It is stored in labeled 55 gallon labeled plastic drums.
- #7 **Ethylene Glycol:** This material is used to charge our closed loop refrigeration cooling system. It is stored in a labeled 55 gallon steel drum.
- #8 **Caustic Soda Liquid:** This material is used in charging our DI water regeneration. It is also used to adjust PH if needed. It is stored in labeled 55 gallon plastic drums.
- #9 **Neutralizer 200:** This material is used to balance the PH in our dryfilm pretreatment bath. It is stored in labeled plastic 100 pound containers.
- #10 **Alodine 1200S:** This material is used in the make up of our Alodine bath. It is stored in labeled 10 pound airtight steel containers.

2.2 Anodize processing line: This processing line consist of various cleaning, rinsing, processing and sealing baths. Each bath is identified of its contents. All chemicals are in very minimal amounts. Each bath is followed by two clean water rinses. The waste water rinses are collected in a sump and transferred to our waste water containment treatment area. The total effluent collected both acid rinses and alkaline rinses neutralize each other. The effluent is pumped through PH probes and is then corrected for PH balance. If PH is found to be correct in accordance to the Elkhart POTW, which is between PH 5 to 10 the effluent is then discharged to the city of Elkhart Waste Treatment Plant.

2.3 Solid dry film lubricant dept.: In this area we apply a solid dry film lubricant to parts supplied by our customers. This area is located in the south central part of our plant.

- (1) **MEK:** This material is used and consumed in this area. The material is stored in labeled 5 gallon flammable container
- (2) **Toluene:** This material is used and consumed in this area. The material is stored in labeled, 5 gallon flammable containers.

- (3) **Solid Dry Film Lubricants:** These materials are used and consumed in this area. They are purchased and stored in either 1 quart or 1 gallon containers and are stored in a metal cabinet.

2.4 Chemical Storage area back building This is an area in our back build (1710 Markle Ave) We store several different types of chemicals in here along the west wall.

- (1) **Trichloroethylene:** This material is used in a vapor degreaser. It is stored in labeled 55 gallon steel drum. All Trichloroethylene is distilled and reused. All hazardous sludge is placed in labeled 55 gallon drums and disposed of by an outside waste disposal generator.
- (2) **Nickel Acetate:** This material is used in the make up of our seal bath in very small amounts. It is stored in labeled corrugated containers of approximately 100 pounds.
- (3) **Sodium Dichromate:** This material is used in very small amounts in the make up of our passivation bath and also in a seal tank in our anodize line. It is stored in labeled 50# Bags.
- (4) **Oxalic Acid:** This material is used and consumed in our anodizing bath. It is stored in lined labeled 55 pound bags.
- (5) **Lime:** This material is on hand to be used as required for cleanup of acid spills. It is stored in labeled 50 pound bags.
- (6) **Soda Ash:** This material is on hand to be used as required for the clean up of acid spills. It is stored in labeled, 50 pound bags.
- (7) **Sodium Bisulfite:** This material is on hand to be used in any waste water adjusting if required. It is stored in labeled 100 pound bags.
- (8) **MEK:** This material is used and stored in labeled 55 gallon steel.
- (9) **Toluene:** This material is used in mixing our Dryfilm. The material is stored in labeled, 55 gallon containers.
- (10) **Waste Solvents:** We have one 55 gallon labeled metal drum into which we deposit all waste solvents and dryfilm lubricant waste. This drum is maintained and disposed of by an outside waste disposal generator.

Contingency Plan

3.0 Description of the Hazardous Waste generated: following are descriptions of hazardous waste which are generated for disposal:

- 3.1 EPA Hazardous Waste (ERG#128) RQ Waste Paint Related material flammable liquid UN 1263 Waste codes: F003, F005, D001, D035, D005, D006 Kentucky Facility ID KYD053348108.
- 3.2 EPA Hazardous waste (ERG#160) Waste 1,1,1,-Trichloroethane UN2831 Waste codes: U226, D040 Ohio Facility ID# OHD980587364.

4.0 Basic Spill Response Procedures: The observer of a spill shall report its location, size and identity, (if known) to the emergency coordinator, (plant manager or Vice President) or alternate when they are not available, immediately upon discovery.

5.0 Containment: If at all possible a chemical spill should be contained immediately by turning off any pumps, or valves or by building a dike with absorbent or soil to prevent contamination to external environment. Absorbent contaminated with chemicals shall be treated as a hazardous waste and shall be properly containerized and labeled as such. Contact the Emergency Coordinator.

6.0 Evacuation: In the event the chemical spill posed a life threatening situation due to the release of toxic vapors, the area should be evacuated immediately and as quickly as possible. Employees shall be notified of the emergency by paging system, horn, or supervisor.

7.0 Communications: telephone service is provided through the plant for use in communicating problem situations. The Vice-President or Plant Manager are normally in the plant during working hours. Contact the individuals or agencies if an emergency should arise in the following order.

- | | | |
|-----|-------------------------------------|-------------------|
| 7.1 | Emergency Coordinator | Work 574-295-1420 |
| | Robert Denton- President | Home |
| | Alternate | Work 574-295-1420 |
| | Michael Dills- Vice President | |
| | Alternate | Work 574-295-1420 |
| | James Denton- Office | Home |
| | CHEMTRAC | 800-424-9300 |
| | Elkhart Waste Water Treatment Plant | 574-293-2572 |

8.0 Emergency Coordinator: The primary duty of the emergency coordinator is to coordinate and supervise all spill response efforts. This includes notifying and organizing the spill response personnel initiating spill containment procedures; determining the identity of the spill, if possible; evacuating and securing the area of the spill as necessary, reporting to the Vice-President, the national spill response center (800-424-8802) and the Indiana state board of health (317-663-0144) and notifying outside authorities in the community as necessary. The possibility of a spill entering the POTW is quite remote. If however this occurs Elkhart Waste Water treatment plant must be notified within 15 minutes. The emergency coordinator will also be responsible for spill clean-up and equipment decontamination. At all times there must be at least one employee, either at the facility or available to respond within a short period of time, with the responsibility for coordination of all emergency response measures.

9.0 Emergency Coordinator Responses: Whenever there is an imminent or actual emergency situation, the Emergency Coordinator or his designee shall:

- 9.1 Notify facility personnel.
- 9.2 Notify appropriate state and local agencies with request for help as warranted.
- 9.3 Identify the character, source, amount and real extent of released materials.
- 9.4 Assess the possible hazards to human health or the environment that may result.
- 9.5 Report the incident to National Response center using 800-424-8802 and within 15 days submit report to the Regional Administrator per 40CRF 265.56.
- 9.6 During any emergency, the coordinator must take all reasonable steps necessary to assure that any OTHER fires, explosions, or release of hazardous substances do not occur or spread. These steps may include; halting production, removing or isolating all hazardous waste containers, and cleaning up any spills.
- 9.7 The Emergency Coordinator is obligated to monitor for all other possible problems (e.g., pressure buildup, leaks ect.) caused by the emergency.
- 9.8 Immediately following any emergency, you must provide for complete cleanup measures as necessary, including any treatment, storage, or disposal of recovered waste, contaminated soil, or waters. No incompatible wastes may be treated, stored, or disposed of until cleanup is complete. All emergency equipment must be cleaned up. In the event the company cannot complete adequate and total cleanup, a contractor shall be chosen from list A.

Contingency Plan

9.9 Reporting requirements:

- 9.9.1** Within five days following the accidental discharge submit to the Pretreatment Director at the Elkhart Wastewater Treatment Plant a detailed written report under oath and signed by the user describing the cause of the discharge and the measures to be taken by the user to prevent similar future occurrence.
- 9.9.2** Following cleanup and before resuming production, the company must notify the EPA Regional Administrator and local authorities that the facility is completely cleaned up in accordance with its "Contingency plan" and ready to resume operations.
- 9.9.3** Within fifteen (15) days, the company must report details of the incident in writing to EPA Regional Administrator. The report must include the name, address and telephone number of the facility; date, time and type of incident; name and quantity of hazardous materials involved; any injuries; any actual or potential hazards to health or environment resulting from the incident; and the estimated quantity and disposition of any materials recovered after the incident.

10.0 Emergency Equipment:

<u>EQUIPMENT</u>	<u>LOCATION</u>	<u>CAPABILITIES</u>
Fire Extinguisher	In each department	ABC
Industrial absorbent	Plant barrel storage area	Absorbing spills
Spill Pillows & Dikes	In front restroom	Absorbing spills
Water hoses	Cleaning line Waste containment area	Supplying water
Shovel	Maintenance Dept.	Digging out or cleaning up
Chemical resistant boots, Gloves, aprons, goggles	Individual lockers plant manager	Protect personnel from Hazardous material contact
Pumps, Small hand tools	Maintenance Dept.	Liquid transfer, physical Valve control

- 11.0 Fires or Explosions:** Threat of fire or explosion is very minimal in relation to the types of hazardous waste on site. Areas of the plant where hazardous materials are stored are near water lines. Should there be a fire, the Emergency Coordinator should be contacted immediately to respond. Excess water getting into hazardous materials could cause an accidental spill and thus activate this plan.

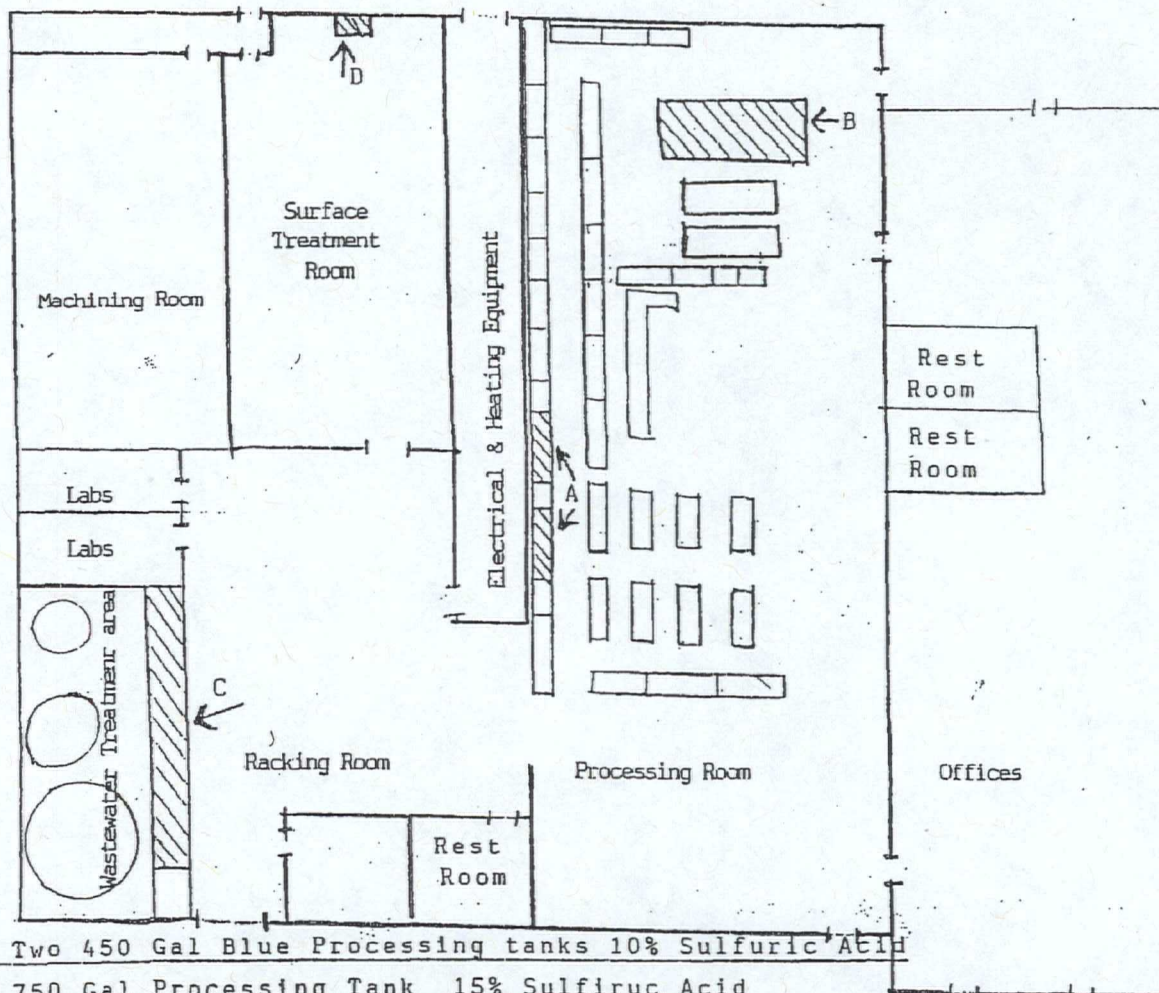
Contingency Plan

- 12.0 Copies of contingency Plan:** Copies of the Contingency plan must be maintained in the office of the president, plant manager, Emergency coordinator, and rinse water treatment facility. Copies of the Contingency plan and all revisions shall be submitted to the City of Elkhart Fire Dept, City of Elkhart Police Dept., Elkhart General Hospital, and United States Environmental Protection Agency, and the Elkhart Wastewater Treatment Plant.
- 13.0 Amendment of Contingency Plan:** This plan shall be modified when applicable regulation are revised, the plan fails during an emergency or when facility changes occur that necessitate revision.
- 14.0 Evacuation Routes:** Attachment map of building shows the established evacuation routes for all plant personnel. This evacuation plan shall be implemented when the evacuation of personnel is warranted.
- 15.0 Implementation:** This Hazardous Waste Spill and Emergency Procedures plan will go into effect upon signing of the document.

Signed: 

Date: 1/11/2008

Robert K. Denton President &
Emergency Coordinator



KEY: A Two 450 Gal Blue Processing tanks 10% Sulfuric Acid
 B 750 Gal Processing Tank 15% Sulfuric Acid
 C Bulk Storage Chemicals- Drums & Carboys
 D Storage Cabinet with Ots & Gallons Chemicals

NOTE: Processing Room and Bulk Storage Area have Diked Secondary Containment.

FIELDHOUSE AVENUE

SITE MAP: B-D Industries, Inc
 1715 Fieldhouse Avenue
 Elkhart, In 46517

